

047.0

0005

0005.0

Map

Block

Lot

1 of 1

Residential

CARD ARLINGTON

APPRAISED:

Total Card /

Total Parcel

881,000 /

881,000

USE VALUE:

881,000 /

881,000

ASSESSED:

881,000 /

881,000

## PROPERTY LOCATION

## IN PROCESS APPRAISAL SUMMARY


**Patriot**  
 Properties Inc.

No	Alt No	Direction/Street/City
19		NEWTON RD, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: ROGARIS PETER / TRUSTEE	
Owner 2: 19 NEWTON RD REALTY TRUST	
Owner 3:	
Street 1: 80 RICHMOND RD	
Street 2:	
Twn/City: BELMONT	
St/Prov: MA	Cntry:
Postal: 02478	Type:

## PREVIOUS OWNER

Owner 1: DRISCOLL GERTRUDE/ ESTATE -
Owner 2: -
Street 1: 19 NEWTON RD
Twn/City: ARLINGTON
St/Prov: MA
Postal: 02474

## NARRATIVE DESCRIPTION

This parcel contains 4,845 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1930, having primarily Clapboard Exterior and 2312 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 11 Rooms, and 4 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
		Census:		Exempt		
		Flood Haz:				
D				Topo	1	Level
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		4845		Sq. Ft.	Site		0	80.	1.17	1									452,279						452,300	

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
104	4845.000	425,100	3,600	452,300	881,000		33449
							GIS Ref
							GIS Ref
							Insp Date
							11/30/18

PREVIOUS ASSESSMENT								Parcel ID	047.0-0005-0005.0	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	104	FV	425,200	3600	4,845.	452,300	881,100	881,100	Year End Roll	12/18/2019
2019	104	FV	330,000	3600	4,845.	480,500	814,100	814,100	Year End Roll	1/3/2019
2018	104	FV	330,000	3600	4,845.	350,500	684,100	684,100	Year End Roll	12/20/2017
2017	104	FV	309,800	3600	4,845.	305,300	618,700	618,700	Year End Roll	1/3/2017
2016	104	FV	309,800	3600	4,845.	260,100	573,500	573,500	Year End	1/4/2016
2015	104	FV	276,600	3600	4,845.	254,400	534,600	534,600	Year End Roll	12/11/2014
2014	104	FV	276,600	3600	4,845.	209,200	489,400	489,400	Year End Roll	12/16/2013
2013	104	FV	287,100	3600	4,845.	199,000	489,700	489,700		12/13/2012

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
DRISCOLL GERTRU	58967-422		4/26/2012	Estate/Div	460,000	No	No		
DRISCOLL WALTER	31657-116		7/28/2000	Family		1	No	4	
	12268-16		8/16/1972		35,000	No	No	N	

BUILDING PERMITS												ACTIVITY INFORMATION											
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name											
7/19/2012	908	Heat App	6,000					INSTALL HVAC SYSTE	11/30/2018	MEAS&NOTICE	CC	Chris C											
7/19/2012	907	Heat App	6,000					INSTALL HVAC SYSTE	1/8/2013	Info Fm Prmt	BR	B Rossignol											
4/30/2012	541	Manual	64,000					replace 42 windows	5/10/2012	Info Fm Prmt	MM	Mary M											
5/31/2006	417	Porch	8,900						4/16/2009	Measured	163	PATRIOT											
									4/26/2000	Inspected	264	PATRIOT											
									3/1/2000	Measured	270	PATRIOT											

 Sign:  VERIFICATION OF VISIT NOT DATA

